



Signed: October 04, 2011

EDWARD D. JELLEN
U.S. Bankruptcy Judge

UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA

In re Case No. 11-48963 EDJ
ANDRONICO'S MARKETS, INC., Chapter 11
Debtor./

MEMORANDUM

UFCW & Employers Benefit Trust Fund and UFCW-Northern California Employers Joint Pension Trust Fund (collectively, "UFCW Funds") has again moved for an order shortening time on a motion to allow and compel payment of a substantial administrative claim it holds. UFCW Funds requests that the matter be heard on or before October 13, 2011. The debtor opposed UFCW Funds's first such motion. The current motion is not opposed by the Creditors' Committee.

The motion alleges that unless the claim is paid before the closing of a proposed sale of the debtor's assets, the claim may not be paid. This is especially true, alleges UFCW Funds, if the

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1 proposed buyer, which holds a lien on the assets to be sold to
2 secure a debt substantially in excess of the proposed purchase
3 price, exercises its right to credit bid.

4 The court will deny the motion. The proposed buyer has the
5 right to credit bid under the Bankruptcy Code, Bankruptcy Code
6 § 363(k), and the law of the case.

7 More significantly, whether UFCW Funds's claim gets paid has
8 nothing to do with the sale. Either there are or are not sufficient
9 unencumbered assets in the estate to pay UFCW Funds's claim, if it
10 is allowable. The closing of the sale will not change the amount of
11 any such unencumbered assets.

12 Finally, if UFCW Funds's claim is undisputed, it may seek a
13 stipulation from the debtor and the creditors' committee to its
14 allowance. On the other hand, if the claim is disputed, the court
15 is not going to conduct a rushed evidentiary trial of any disputed
16 issues on October 13 for numerous reasons that should be obvious.

17 **END OF ORDER**
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COURT SERVICE LIST

Scott H. Olson, Esq.
Seyfarth Shaw LLP
560 Mission Street, Suite 3100
San Francisco, CA 94105

Jason J. DeJonker, Esq.
James B. Sowka, Esq.
Seyfarth Shaw LLP
131 South Dearborn Street, Suite 2400
Chicago, IL 60603-5577

John Walshe Murray, Esq.
Robert A. Franklin, Esq.
Jenny Lynn Fountain, Esq.
Murray & Murray
19400 Stevens Creek Boulevard, Suite 200
Cupertino, CA 95014-2548

Marcus O. Colabianchi, Esq.
Winston & Strawn, LLP
101 California Street, 39th Floor
San Francisco, CA 94111

Lynette C. Kelly, Esq.
Office of the U.S. Trustee
1301 Clay Street, Suite 690-N
Oakland, CA 94612

Steven M. Hedberg, Esq.
Jeanette L. Thomas, Esq.
Farschad Farzan, Esq.
Perkins Coie LLP
1120 N.W. Couch Street, 10th Floor
Portland, OR 97209

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